

# CERTIFICATE OF PUBLICATION

From THE NEWS-POST

Frederick, Md.

No. 31,037 1/2

**Cohen & Dackman, Solicitors**  
**Gordon B. Heyman, Solicitor**  
 2221 Maryland Avenue  
 Baltimore, Maryland 21218

## TRUSTEE'S SALE

**10 — EXTREMELY VALUABLE  
 RESIDENTIAL BUILDING LOTS**

Situated Near The Intersection Of  
 HARRISVILLE SCHOOL ROAD & WOODVILLE ROAD

**"POTOMAC ESTATES"**

Frederick County, Maryland

**SALE TO BE HELD**

**FREDERICK COUNTY COURT HOUSE  
 MAIN DOOR - COURT STREET ENTRANCE**

**ON WEDNESDAY, MARCH 18, 1981**

**AT 2:00 O'CLOCK P.M.**

By virtue of a decree of the Circuit Court of Frederick County, in Equity, passed in the matter of Key Federal Savings and Loan Association vs. Fairway Industries, Inc., et al (Decree for Sale of Mortgaged Premises) Equity No. 30,253, the undersigned Trustee will sell at Public Auction as follows:

All those fee simple lots of ground and the improvements thereon, situate and lying in Frederick County, State of Maryland, and described as follows:

BEING KNOWN AND DESIGNATED as Lots Nos. 7, 9, 12, 14, and 25 as shown on a Plat entitled Final Plat, Plat No. One, Section II, Potomac Estates, which Plat is recorded among the Land Records of Frederick County in Plat Book No. 16 folio 161.

BEING KNOWN AND DESIGNATED FOR THE SECOND as Lots Nos. 17, 18, 19, 21 and 22, as shown on a Plat entitled Final Plat, Plat No. Two, Section II, Potomac Estates which Plat is recorded among the Land Records of Frederick County in Plat Book 16 folio 166.

The ten lots are unimproved and contain as follows:  
 PLAT NO. 1 — LOT 7-1.673 acres, more or less; Lot 9 — 2.060-acres, more or less; Lot 12 — 1.606-acres, more or less; Lot 14 — 1.038-acres, more or less; Lot 25 — .977-acre, more or less; PLAT NO. 2 — Lot 17 — 1.337-acres, more or less; Lot 18 — 1.554-acres, more or less; Lot 19 — 1.905-acres, more or less; Lot 21 — 1.788-acres, more or less; Lot 22 — 1.634-acres, more or less.

PLATS ARE AVAILABLE AT THE OFFICES OF THE AUCTIONEERS.

MANNER OF SALE WILL BE ANNOUNCED AT TIME OF SALE.

TERMS OF SALE: A cash deposit or certified check of \$3,000.00 on each lot at time and place of sale. Balance to be paid in cash or certified check upon final ratification of the sale by the Circuit Court of Frederick County, in Equity. Interest to be charged at the rate of the mortgage on the unpaid purchaser money from date of sale to date of settlement. Taxes, water rent to be adjusted to date of sale. The property will be sold subject to easements, agreements, restrictions or covenants of record affecting same, if any. All public charges and assessments payable on an annual basis, including sanitary and/or metropolitan district charges, to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Cost of all documentary stamps and transfer taxes to be paid by the purchaser. The property is sold in an "as is" condition; the Trustee makes no representation, warranties, express or implied, with respect to the condition of the property, equipment, fixtures, or improvements.

Financing is available, the exact terms of which will be announced at time of sale.

**Bernard Dackman, Trustee**

**A. J. BILLIG & CO., AUCTIONEERS**  
 16 E. Fayette Street, Baltimore, Maryland 21202  
 (301) 752-8440

This is to certify that the annexed *Trustee Sale*

..... was published in *News-Post*.....  
 a newspaper published in Frederick County, at least once in  
 each of three successive weeks, the first such publication hav-  
 ing been made not less than 15 days prior to sale, and the last  
 such publication being made not more than one week prior to  
 the *18th* day of *March* 19*81*.....

THE NEWS-POST

*Filed*

*March 20, 1981*

Per

*Judy Heyman*  
*JUDY HEYMAN*